



REAL ESTATE INVESTMENT

DOWNTOWN MOUNTAIN VIEW



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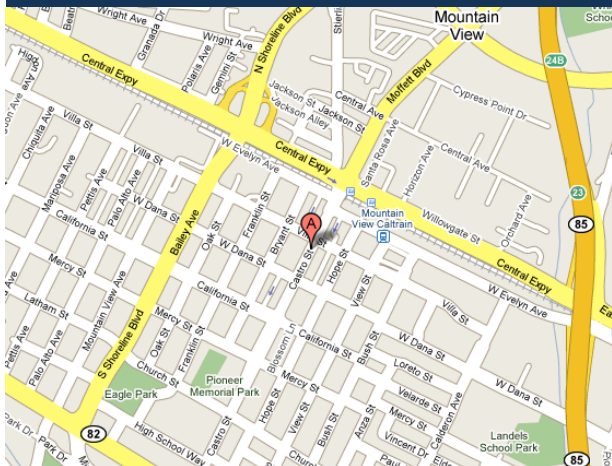
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228 Castro Street, Mountain View

GREAT INVESTMENT OPPORTUNITY

- Size: 9,500 S.F.
- Parcel: 6,534 S.F.
- Zoning: Downtown Precise Plan
- Single Tenant: The Monte Carlo Club
- Use: Restaurant & Nightclub



All information contained herein has been obtained from sources deemed reliable. However, no warranty or guarantee is made as to the accuracy of the information.

INVESTMENT OPPORTUNITY

DOWNTOWN MOUNTAIN VIEW

*228 Castro Street,
Mountain View*

DEMOGRAPHICS

2008 Total Daytime Population

Distance from property

1 mile – 25,228

3 miles – 157,919

5 miles – 339,080

2008 Average (mean) Household Income

Distance from property

1 mile – \$108,861

3 miles – \$128,543

5 miles – \$133,871

THE MONTE CARLO STORY

Restaurant and nightclub is owned by the Savinovich family. Having extraordinary success, the club is fully booked every Friday, Saturday, and Sunday night with over 1,200 patrons each night. People travel distances to hear Salsa music from top Latino bands from Haiti, The Dominican Republic, Mexico and throughout South America. The Family has now opened a second club of approximately 24,000 square feet in Seattle. Opening in September, the new club has also been an immediate success, attracting over 2,000 people per night.

<http://www.montecarloniteclub.com>

